

046.0

0004

0006.0

Map

Block

Lot

1 of 1
CARD

Residential

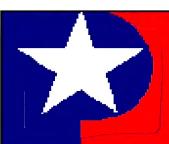
ARLINGTON

Total Card / Total Parcel

APPRAISED: 1,002,800 / 1,002,800

USE VALUE: 1,002,800 / 1,002,800

ASSESSED: 1,002,800 / 1,002,800


Patriot
Properties Inc.
PROPERTY LOCATION**IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
94		FRANKLIN ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: AVAULT JOHN E	
Owner 2:	
Owner 3:	
Street 1: 94 FRANKLIN STREET	
Street 2:	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: N
	Type:

OWNER 1	NAME	ADDRESS	ST/PROV	ZIP	OWN OCC	TYPE
Owner 1: AVAULT JOHN E						
Owner 2:						
Owner 3:						
Street 1: 94 FRANKLIN STREET						
Street 2:						
Twn/City: ARLINGTON						
St/Prov: MA	Cntry					
Postal: 02474		Own Occ: N				
	Type:					

OWNER 2	NAME	ADDRESS	ST/PROV	ZIP	OWN OCC	TYPE
Owner 2:						
Street 1:						
Twn/City:						
St/Prov:	Cntry					
Postal:						

OWNER 3	NAME	ADDRESS	ST/PROV	ZIP	OWN OCC	TYPE
Owner 3:						
Street 1:						
Twn/City:						
St/Prov:	Cntry					
Postal:						

PREVIOUS OWNER	NAME	ADDRESS	ST/PROV	ZIP	OWN OCC	TYPE
Owner 1:						
Owner 2:						
Street 1:						
Twn/City:						
St/Prov:	Cntry					
Postal:						

NARRATIVE DESCRIPTION	DESCRIPTION	ST/PROV	ZIP	OWN OCC	TYPE
This parcel contains .143 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1880, having primarily Wood Shingle Exterior and 3144 Square Feet, with 2 Units, 2 Baths, 1 3/4 Bath, 0 HalfBath, 10 Rooms, and 3 Bdrms.					

OTHER ASSESSMENTS	CODE	DESCRIP/NO	AMOUNT	COM. INT

PROPERTY FACTORS	ITEM	CODE	DESCRIPTION	%	ITEM	CODE	DESCRIPTION
	Z	R2	TWO FAMIL	100	water		
	o				Sewer		
	n				Electri		
	Census:				Exempt		
	Flood Haz:						
	D				Topo	1	Level
	s				Street		
	t				Gas:		

LAND SECTION (First 7 lines only)	USE CODE	DESCRIPTION	LUC FACT	NO OF UNITS	DEPTH / PRICE UNITS	UNIT TYPE	LAND TYPE	LT FACTOR	BASE VALUE	UNIT PRICE	ADJ	NEIGH	NEIGH INFLU	NEIGH MOD	INFL 1	%	INFL 2	%	INFL 3	%	APPRaised VALUE	ALT CLASS	%	Spec LAND	J CODE	FACT	USE VALUE	NOTES
104 Two Family				6240		Sq. Ft.	Site		0	80.	0.97	1								485,762						485,800		

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
104	6240.000	513,900	3,100	485,800	1,002,800		32789
							GIS Ref
							GIS Ref
							Insp Date
							11/10/18

!3916!	
PRINT	Date Time
12/29/21	23:47:05
LAST REV	Date Time
04/09/19	15:11:07
	apro
	3916
	ASR Map:
	Fact Dist:
	Reval Dist:
	Year:
	LandReason:
	BldReason:
	CivilDistrict:
	Ratio:

BUILDING PERMITS	DATE	NUMBER	DESCRIPT	AMOUNT	C/O	LAST VISIT	FED CODE	F. DESCRIPT	COMMENT	DATE	RESULT	BY	NAME
	10/14/2009	986	Re-Roof	8,600						11/10/2018	MEAS&NOTICE	HS	Hanne S
										4/3/2009	Meas/Inspect	189	PATRIOT
										3/9/2000	Measured	263	PATRIOT
										8/18/1993		MF	

ACTIVITY INFORMATION	Sign:	VERIFICATION OF VISIT NOT DATA	/

